

86 Acres with Home & Irrigation

15715 W. Perrydale Rd. Amity, Oregon 97101



\$1,139,000.

- 86.7 +/- Acres with Custom 1-Level Home
- 3-Bedroom plus Den, 2.5-Bath built in 2002
- Open floor plan with Brick Exterior and Metal Roof
- Skylights, Picture Windows and Fabulous Views
- Reservoir with 38 Acres of Irrigation Water Rights
- Located in the Van Duzer Corridor AVA
- Primarily Hazelair and Helmick silt loam soils
- Mt. Jefferson View
- Approximately 40 +/- acres with soils and slopes which are generally considered vineyard suitable
- Exceptional outbuildings include 3600± sq. ft. heated shop and 2000± sq. ft. RV and equipment storage
- Duck blind near pond and luxury bird-dog kennels
- Extensive landscaping and 9-zone sprinkler system
- 68 acres of cultivated farmland is leased year-to-year
- Domestic water from Perrydale Water District
- Polk County Annual Taxes: \$4424.94
- Tax Lot 401, Section 19, T6S, R5W, W.M.
- RMLS # 18472482



Eugene Wolf, Principal Broker

503-682-1789 office
503-704-5262 cell
www.wolfnw.com

WOLF NW Properties, Inc.

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